

PROPERTY LOCATION

No	Alt No	Direction/Street/City
20		HOBBS CT, ARLINGTON

OWNERSHIP

Owner 1:	P&M CARUSO FAMILY LLC			
Owner 2:	C/O PAUL CARUSO			
Owner 3:				
Street 1:	63 MORNINGSID DRIVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: N
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	CARUSO PAUL -		
Owner 2:	P & C LANDSCAPE CONTRACTOR -		
Street 1:	63 MORNINGSIDES DRIVE		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .417 Sq. Ft. of land mainly classified as Auto Repair with a Warehouse Building built about 1946, having primarily Conc. Block Exterior and 6468 Square Feet, with 1 Unit, 0 Bath, 0 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z		INDUSTRIA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA: 0.41667	Total SF/SM: 18150	Parcel LUC: 332	Auto Repair	Prime NB Desc	COMM GD		Total: 1,134,012	Spl Credit		Total: 1,134,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Industrial

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

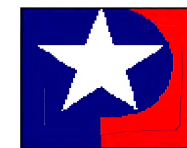
Total Card /

Total Parcel

1,408,300

1,408,300

1,408,300



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	37132	
	Prior Id # 2:		
	Prior Id # 3:		
7	Prior Id # 1:		
	Prior Id # 2:		
	Prior Id # 3:		
	Prior Id # 1:		
8	Prior Id # 2:		
	Prior Id # 3:		
	ASR Map:		
	Fact Dist:		
	Reval Dist:		
	Year:		
	LandReason:		
	BldReason:		
	CivilDistrict:		
	Ratio:		

ACTIVITY INFORMATION

Date	Result	By	Name
3/29/2021	I & E Return	MM	Mary M
5/28/2019	I & E Return	MM	Mary M
7/19/2018	MEAS&NOTICE	PH	Patrick H
2/8/2017	I & E Return	EMK	Ellen K
3/28/2016	I & E Return	EMK	Ellen K
3/19/2009	Meas/Inspect	197	PATRIOT
11/13/2000	Hearing N/C	189	PATRIOT
5/8/2000	Meas/Inspect	197	PATRIOT
11/1/1989		PM	Peter M

Sign: _____ VERIFICATION OF VISIT NOT DATA _____/_____/_____

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
332	18150.000	254,900	19,400	1,134,000	1,408,300
Total Card	0.417	254,900	19,400	1,134,000	1,408,300
Total Parcel	0.417	254,900	19,400	1,134,000	1,408,300
Source: Market Adj Cost	Total Value per SQ unit /Card:			217.73	/Parcel: 217.7

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	332	FV	254,900	19400	18,150.	1,134,000	1,408,300		Year end	12/23/2021
2021	332	FV	254,900	19400	18,150.	1,114,700	1,389,000		Year End Roll	12/10/2020
2020	332	FV	254,900	19400	18,150.	1,095,400	1,369,700	1,369,700	Year End Roll	12/18/2019
2019	332	FV	228,900	20200	18,150.	1,030,900	1,280,000	1,280,000	Year End Roll	1/3/2019
2018	332	FV	249,000	20200	18,150.	902,100	1,171,300	1,171,300	Year End Roll	12/20/2017
2017	332	FV	249,000	20200	18,150.	708,800	978,000	978,000	Year End Roll	1/3/2017
2016	332	FV	249,000	20200	18,150.	708,800	978,000	978,000	Year End	1/4/2016
2015	332	FV	245,600	4300	18,150.	644,300	894,200	894,200	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

